

SNAPSHOT of HOME Program Performance--As of 03/31/11
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ):

State:

PJ's Total HOME Allocation Received:

PJ's Size Grouping*:

PJ Since (FY):

| Category | PJ | State Average | State Rank | Nat'l Average | Nat'l Ranking (Percentile):** | | |
|--|----------|---------------|------------|------------------|-------------------------------|---------|---------|
| | | | | | Group | C | Overall |
| Program Progress: | | | | PJs in State: 19 | | | |
| % of Funds Committed | 98.17 % | 95.24 % | 8 | 97.21 % | 48 | 52 | |
| % of Funds Disbursed | 94.54 % | 89.63 % | 7 | 90.53 % | 67 | 67 | |
| Leveraging Ratio for Rental Activities | 0.14 | 6.59 | 18 | 4.97 | 5 | 3 | |
| % of Completed Rental Disbursements to All Rental Commitments*** | 100.00 % | 89.93 % | 1 | 85.01 % | 100 | 100 | |
| % of Completed CHDO Disbursements to All CHDO Reservations*** | 91.36 % | 76.03 % | 4 | 73.71 % | 81 | 83 | |
| Low-Income Benefit: | | | | | | | |
| % of 0-50% AMI Renters to All Renters | 56.25 % | 78.20 % | 17 | 81.48 % | 10 | 7 | |
| % of 0-30% AMI Renters to All Renters*** | 12.50 % | 39.03 % | 18 | 45.54 % | 7 | 0 | |
| Lease-Up: | | | | | | | |
| % of Occupied Rental Units to All Completed Rental Units*** | 100.00 % | 97.28 % | 1 | 96.14 % | 100 | 100 | |
| Overall Ranking: | | | In State: | 16 / 19 | Nationally: | 24 | |
| HOME Cost Per Unit and Number of Completed Units: | | | | | | | |
| Rental Unit | \$78,280 | \$10,118 | | \$28,248 | 16 Units | 9.10 % | |
| Homebuyer Unit | \$15,835 | \$11,464 | | \$15,487 | 127 Units | 72.20 % | |
| Homeowner-Rehab Unit | \$22,304 | \$24,631 | | \$0 | 33 Units | 18.80 % | |
| TBRA Unit | \$0 | \$1,523 | | \$3,211 | 0 Units | 0.00 % | |

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (59 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (216 PJs)

C = PJ's Annual Allocation is less than \$1 million (287 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Goldsboro NC

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

| | Rental | Homebuyer | Homeowner |
|-------------|-----------|-----------|-----------|
| PJ: | \$89,018 | \$67,434 | \$23,725 |
| State:* | \$70,189 | \$85,737 | \$27,006 |
| National:** | \$101,183 | \$78,322 | \$24,013 |

CHDO Operating Expenses:
(% of allocation)

PJ: 1.0 %
National Avg: 1.2 %

R.S. Means Cost Index: 0.85

| | Rental % | Homebuyer % | Homeowner % | TBRA % |
|--|---|--|--|---|
| RACE: | | | | |
| White: | 0.0 | 15.7 | 3.0 | 0.0 |
| Black/African American: | 100.0 | 78.0 | 97.0 | 0.0 |
| Asian: | 0.0 | 0.0 | 0.0 | 0.0 |
| American Indian/Alaska Native: | 0.0 | 0.0 | 0.0 | 0.0 |
| Native Hawaiian/Pacific Islander: | 0.0 | 0.0 | 0.0 | 0.0 |
| American Indian/Alaska Native and White: | 0.0 | 0.0 | 0.0 | 0.0 |
| Asian and White: | 0.0 | 0.0 | 0.0 | 0.0 |
| Black/African American and White: | 0.0 | 0.0 | 0.0 | 0.0 |
| American Indian/Alaska Native and Black: | 0.0 | 0.0 | 0.0 | 0.0 |
| Other Multi Racial: | 0.0 | 1.6 | 0.0 | 0.0 |
| Asian/Pacific Islander: | 0.0 | 0.0 | 0.0 | 0.0 |

ETHNICITY:

| | | | | |
|----------|---|---|---|---|
| Hispanic | 0.0 | 4.7 | 0.0 | 0.0 |
|----------|---|---|---|---|

HOUSEHOLD SIZE:

| | | | | |
|--------------------|--|--|--|---|
| 1 Person: | 6.3 | 17.3 | 57.6 | 0.0 |
| 2 Persons: | 31.3 | 26.0 | 18.2 | 0.0 |
| 3 Persons: | 37.5 | 31.5 | 9.1 | 0.0 |
| 4 Persons: | 25.0 | 15.0 | 9.1 | 0.0 |
| 5 Persons: | 0.0 | 6.3 | 3.0 | 0.0 |
| 6 Persons: | 0.0 | 1.6 | 3.0 | 0.0 |
| 7 Persons: | 0.0 | 1.6 | 0.0 | 0.0 |
| 8 or more Persons: | 0.0 | 0.8 | 0.0 | 0.0 |

HOUSEHOLD TYPE:

| | | | | |
|------------------------|--|--|--|---|
| Single/Non-Elderly: | 18.8 | 18.9 | 9.1 | 0.0 |
| Elderly: | 0.0 | 2.4 | 69.7 | 0.0 |
| Related/Single Parent: | 81.3 | 58.3 | 18.2 | 0.0 |
| Related/Two Parent: | 0.0 | 16.5 | 3.0 | 0.0 |
| Other: | 0.0 | 2.4 | 0.0 | 0.0 |

SUPPLEMENTAL RENTAL ASSISTANCE:

| | | |
|----------------|--|--|
| Section 8: | 31.3 | 0.8 [#] |
| HOME TBRA: | 0.0 | |
| Other: | 0.0 | |
| No Assistance: | 68.8 | |

of Section 504 Compliant Units / Completed Units Since 2001 0

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Goldsboro

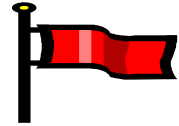
State: NC

Group Rank: 24
 (Percentile)

State Rank: 16 / 19 PJs

Overall Rank: 0
 (Percentile)

Summary: 1 / Of the 5 Indicators are Red Flags

| FACTOR | DESCRIPTION | THRESHOLD* | PJ RESULTS | RED FLAG |
|-------------------------------------|---|------------|------------|--|
| 4 | % OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS | < 79.77% | 100 | |
| 5 | % OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS | < 57.73% | 91.36 | |
| 6 | % OF RENTERS BELOW 50% OF AREA MEDIAN INCOME | < 70%** | 56.25 |  |
| 8 | % OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS | < 92.23% | 100 | |
| "ALLOCATION-YEARS" NOT DISBURSED*** | | > 2.200 | 0.86 | |

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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